



A Labor of Love

"Love at first sight" is how we would describe our first family visit to Wintergreen almost 25 years ago. We fell in love with the incredible Blue Ridge Mountain views, the skiing, golf and wonderful people who lived here. It wasn't long after our trip that we purchased the first of 3 lots that make up the property for our home.

We were living in Northern Virginia at the time and made many treks to Wintergreen on weekends as we transitioned here. There is something magical about leaving the stress of driving in Northern Virginia and heading towards the mountains on 64. There is a point where the vistas are simply breath taking and you find your pulse slows and a giant smile comes across your face!

Despite the tranquility of mountain living, there is so much that you can do here. Some of our favorites are hiking at Crabtree Falls, as well as the mountain at Wintergreen, attending concerts during the summer music festival, golfing, skiing, visiting local wineries and breweries, picking berries when they are in season, bike riding, motorcycling, swimming, fishing, kayaking, playing bridge and sharing great meals with friends in our local homes.

We spent more than a year planning the building of our dream home 'Cardinal Rest' and another 4 years building it. Our builder, Matt Robb, is a stickler for the details. Everything down to the types of screws we used, was well planned and thought out. So much love and energy were put into making this home the exquisite masterpiece that it is. Old World styling and craftsmanship are the hallmarks of this estate. We started by picking the perfect lots with views of Lake Monacan and the Monacan Golf Course. They are situated at the end of a walkable street with only two other homes, providing unmatched privacy. Add to that the peace of mind of our local award-winning police, fire and rescue departments!

Cardinal Rest is our home – it is so comfortable and peaceful. We spend as much time as possible on the back patio, overlooking the gorgeous valley views, while enjoying the firepit and the sound of rushing water from the waterfall.



A perfect evening includes steaks cooked to perfection on the Viking gas grill, along with a glass of wine and the perfect night sky filled with millions of stars and no light.

Our local community and Nelson County are lucky to have a first rate IGA grocery store only six minutes away and a full hardware store just a minute further. If you do find the need for other stores, our favorite trip is to Waynesboro – it is closer than Charlottesville and has the added delight of 180-degree views of the Rockfish Valley from the top of Afton Mountain. Deep in this valley that separates the foothills of the Virginia Piedmont region, and the Blue Ridge Mountains is the Wintergreen Four Season Resort.

Unfortunately, our time at Wintergreen is coming to a close as we are moving to be closer to our children. But this leaves you with a great opportunity to own this one-of-a-kind estate. This is not just an investment in a fine home but an investment in quality of life. Clean air, exercise and good friends. What could be better?





A Home of Strength

In the Blue Ridge Mountains sits Cardinal Rest, a custom-built estate with mountain views and luxurious attention-to-detail. Located on a cul de sac in Stoney Creek at 1250' elevation, three lots have been combined for privacy and beautiful views.

Built by Robb Construction, the floor plan is open and perfect for entertaining.

With low maintenance in mind, there are six-inch copper gutters and a lifetime faux slate roof.

The home exterior was built using insulated concrete forms with Styrofoam on both sides and filled with concrete to create a thick windproof wall. The windows are double pane, and four HVAC systems provide ten heating and cooling zones throughout the house. In addition, three Rinnai heaters provide limitless hot water and are used for the floor heat in the sunroom and supplemental heat in the main house and workshop.

The exterior walls are constructed of stucco and 5-inch thick custom stonework, with a bluestone edge. A stamped concrete circular driveway with two entrances provides a large turnaround area in front of the four-car garage. The property is enhanced by extensive professional landscaping, including the stone retaining wall across from the front door, bronze artwork, and landscape lighting. All the garden beds have drip irrigation installed.

A whole house Generac propane generator, and two propane tanks, one on either side of the house, give peace of mind.

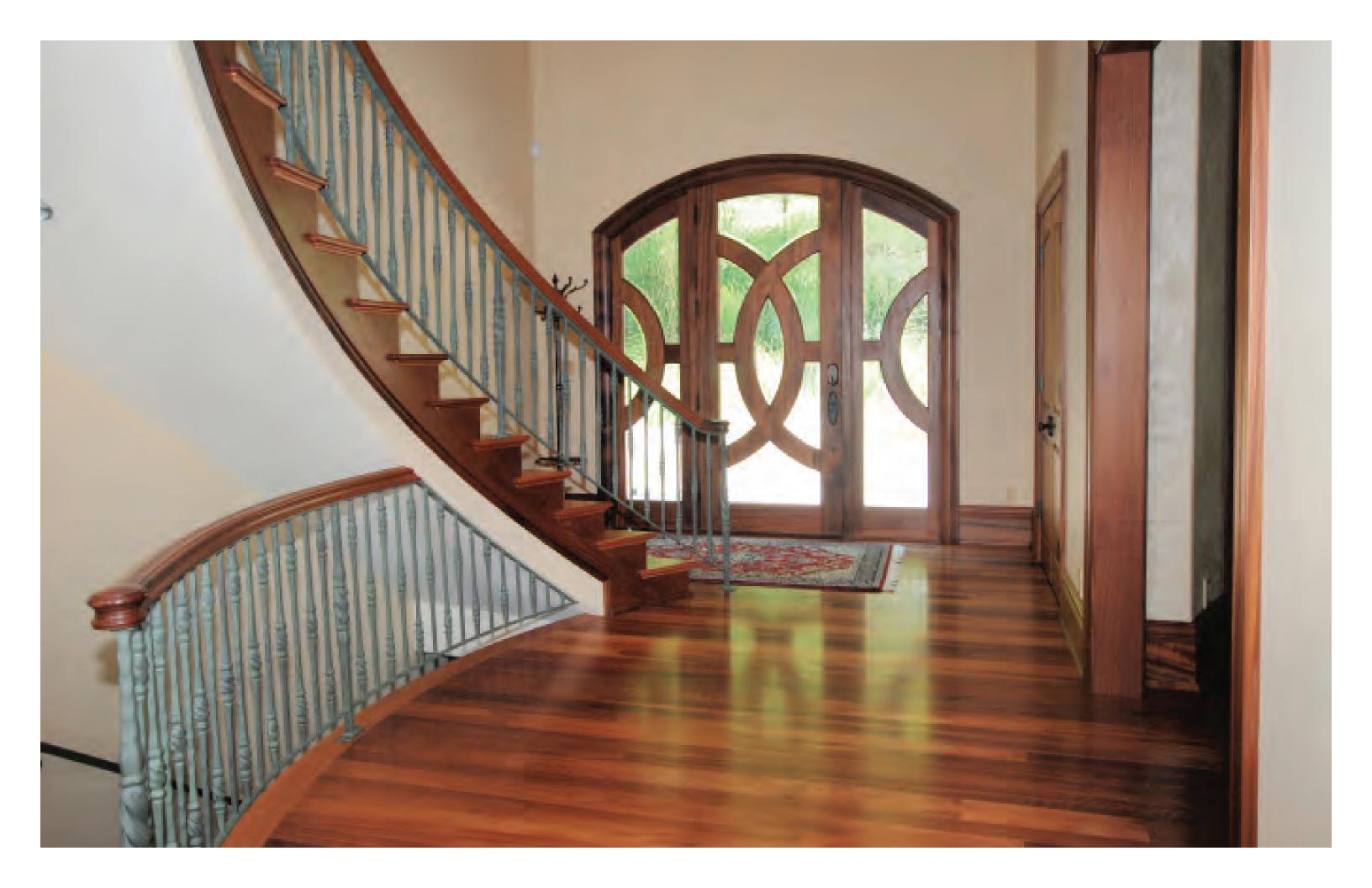




As you approach the house, the custombuilt Mahogany front door commands your attention.

Step through the front door, and the curved multi-level staircase with mahogany handrail and locally crafted railings greets you. There are 10' ceilings throughout the home's main level, 9' ceilings on the second level, and 11.5' on the terrace level.

Wayne Cain, recognized in the national Stained Glass Magazine, created the moon phases above the front door.















THE KITCHEN

- Arched mahogany trimmed doorways on both sides.
- Full wet bar with arched pass through to living room.
- Custom copper vessel sink from Italy.
- Coffered ceiling.
- Faux painted walls and ceiling.
- All drawers have soft close glides.
- Flush faced double stacked custom mahogany with built in spice racks.`
- All cabinets have lighting mounted through finished under cabinet trim.
- Large island with seating area, cabinets on both sides and ends, Moenstone sink, double edge granite top.
- Granite countertops with full granite backsplash and double Moenstone sink, large granite corner by windows for plants.
- Built in desk/shelving.
- Pot filler faucet.
- Built-in six burner Viking range with griddle section, two self-cleaning ovens one with convection. Viking vent hood, vented to the outside. Viking microwave.
- Appliances with mahogany panels: Viking refrigerator. Wolf warming drawer. U-Line wine refrigerator. Bosch dishwasher.
- Kinetico RO water system.
- Insinkerator instant hot water dispenser.
- Viking disposal.
- 3 double bin trash drawers.

THE BUTLER'S KITCHEN

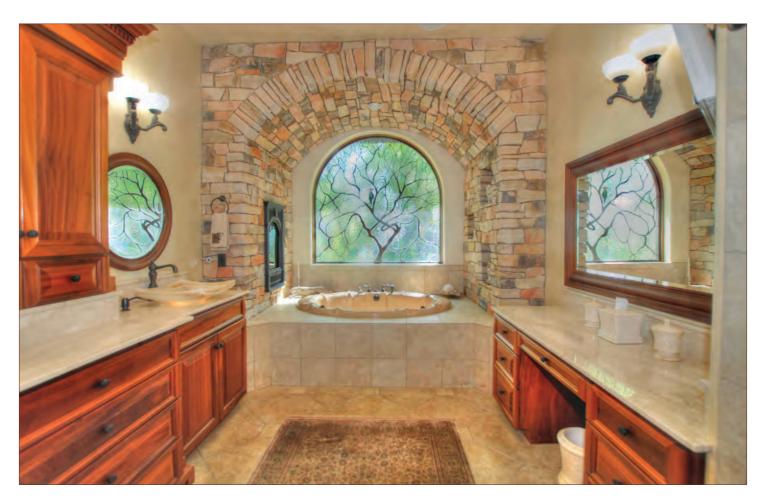
- Dumb waiter goes to lower entertainment area near wine cellar.
- Pocket door to close off access to kitchen; mahogany door to close access to dining room to provide privacy while entertaining.
- Two Bosch refrigerators, dishwasher, microwave and warming drawer.
- U-Line ice maker.
- Kitchenaid glass top range insert.
- Granite counter-tops with full granite back-splash.
- Double Moenstone sink.
- Flush faced double stacked custom mahogany cabinets with lighting mounted through finished under cabinet trim.
- Faux painted walls and ceiling.
- Insinkerator instant hot water dispenser.
- Viking disposal.
- Double bin trash drawer.

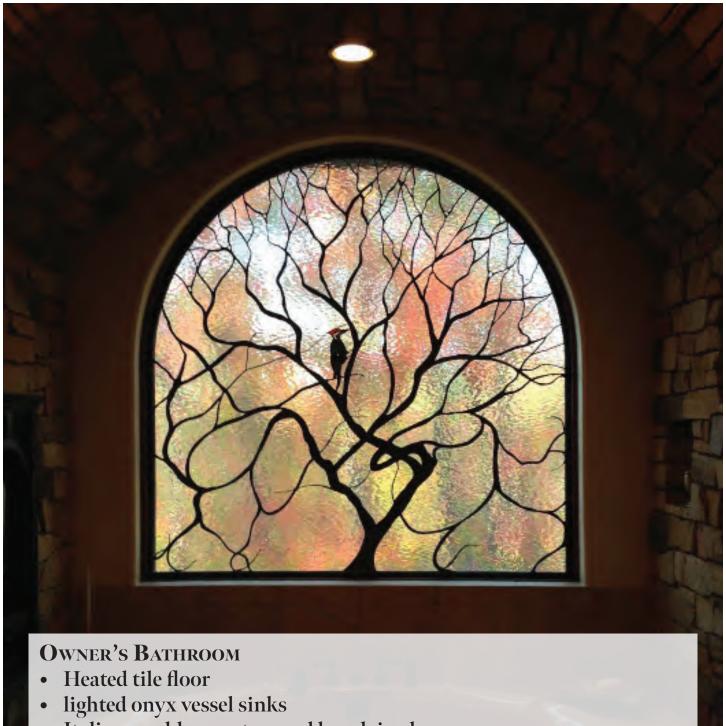






THE OWNER'S SUITE





- Italian marble counters and bench in shower
- Whirlpool tub under a custom stone arched area
- Gas fireplace
- Custom stained-glass window with hand cut prisms, created by Wayne Cain.
- Custom mahogany cabinetry, mirrors and desk area
- Custom frameless ½" thick shower door
- Roma steam bath in shower
- Raindance Imperial Square AIR Rain Shower Head



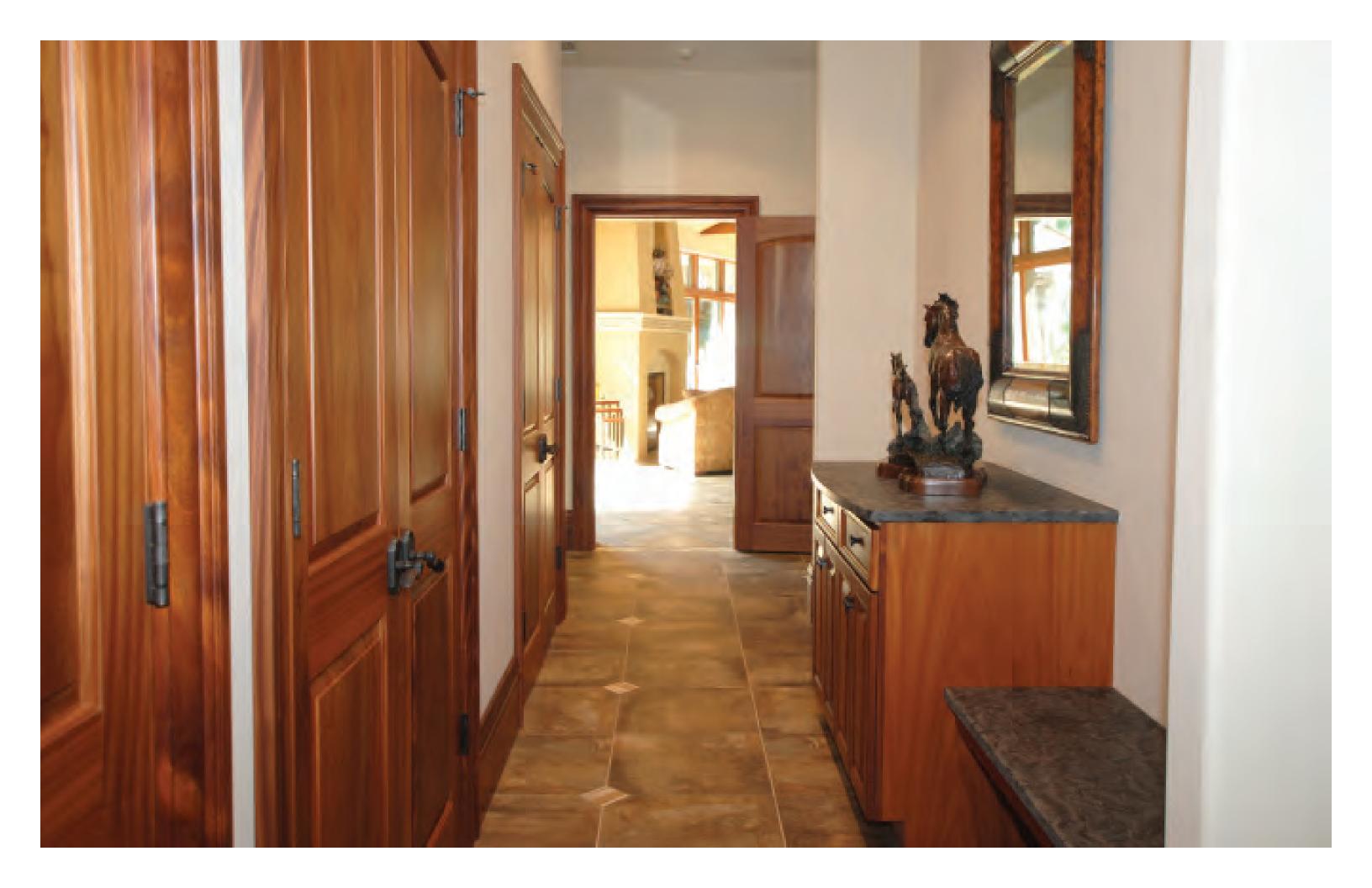
THE GYM

- Full wall mirror
- Floor to ceiling windows
- Cork flooring
- Built-in cabinets with granite topped benches



SWIMMING POOL AREA

- Custom sandblasted mountain scene in lockable door
- Faux painted walls
- 15x8' Endless Pool with programmable multi color light in pool
- Dedicated dehumification system
- Dry sauna cedar lined with multi-level benches
- $\bullet\,$ Full bathroom with custom vanity, vessel sink, granite top w/ 6" backsplash, faux painted ceiling and walls





UPPER LEVEL BEDROOMS

The luxury and graciousness continue into the three upstairs bedrooms. The bathrooms have heated floors, custom vanities, granite countertops with 6" backsplash, copper sink, and storage. There are built-in reading lights over the bed.

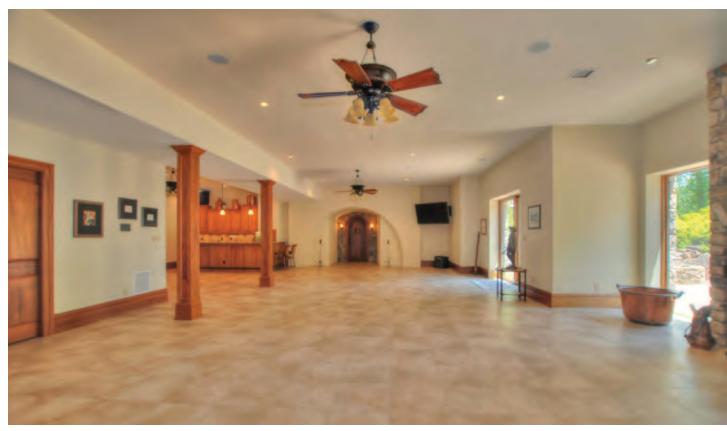




THE BILLIARD ROOM

- The lower level of the media room has a pool table area with a mahogany built-in for cue storage and a bay window. Solid antiqued brass pool table light
- Full wet bar with copper sink, granite countertop/6" and full backsplash, TV, wine fridge and ice maker, lighting mounted through finished under cabinet trim

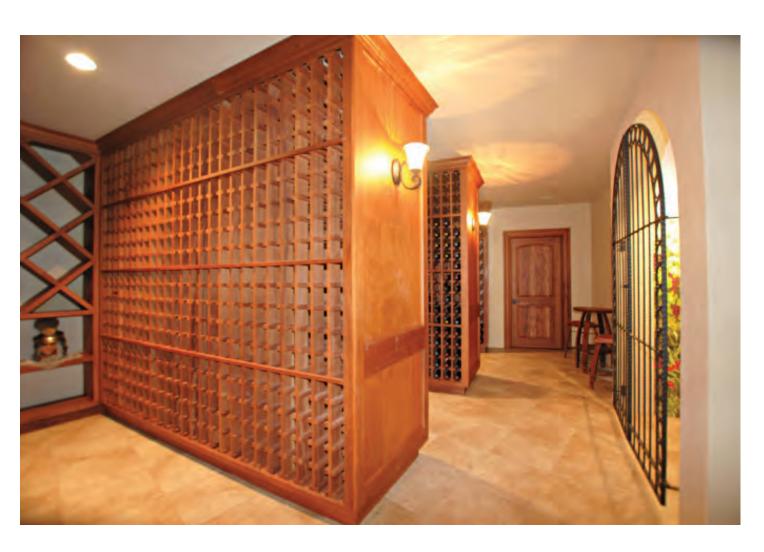


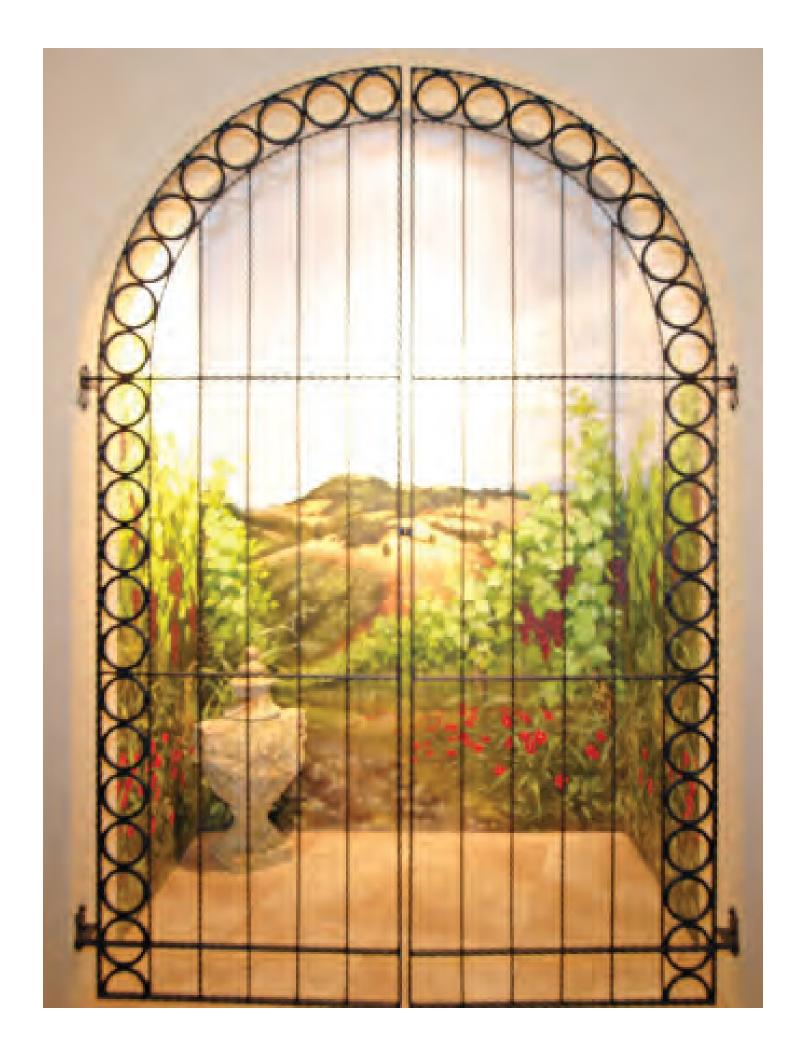


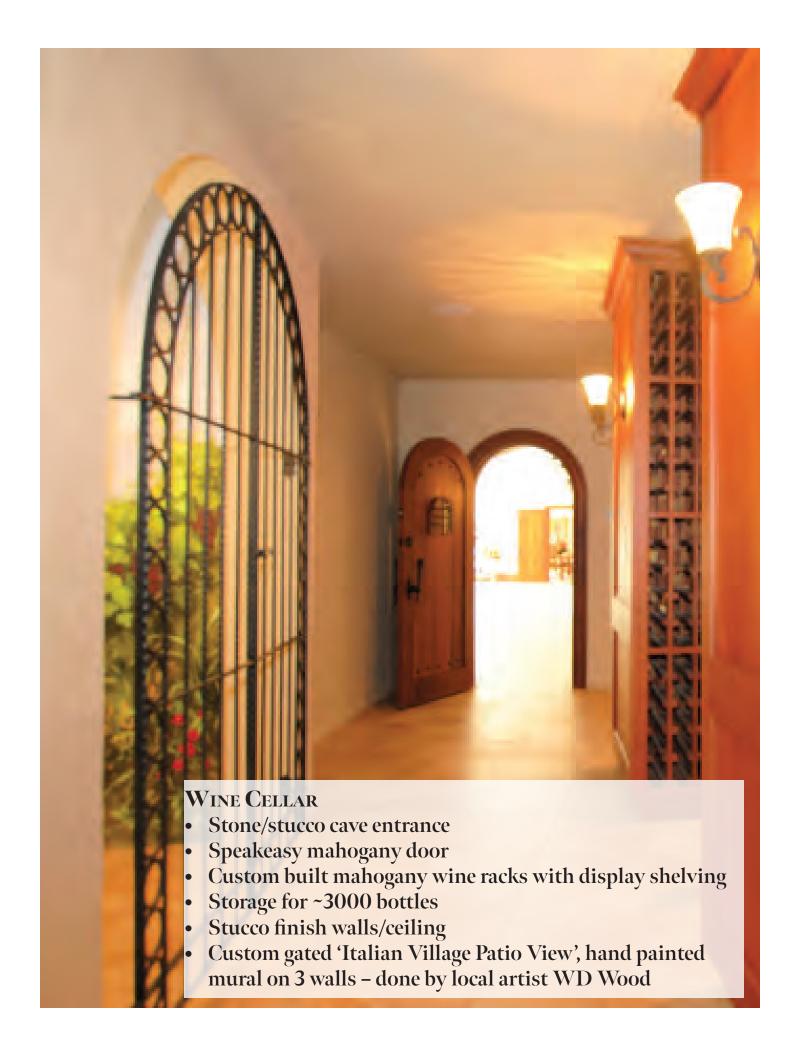
THE BANQUET ROOM ON THE TERRACE LEVEL
Full bar with Bronze foot rail, custom cabinets, granite with full backsplash,
dumb waiter, ice machine, wine fridge, and dishwasher.













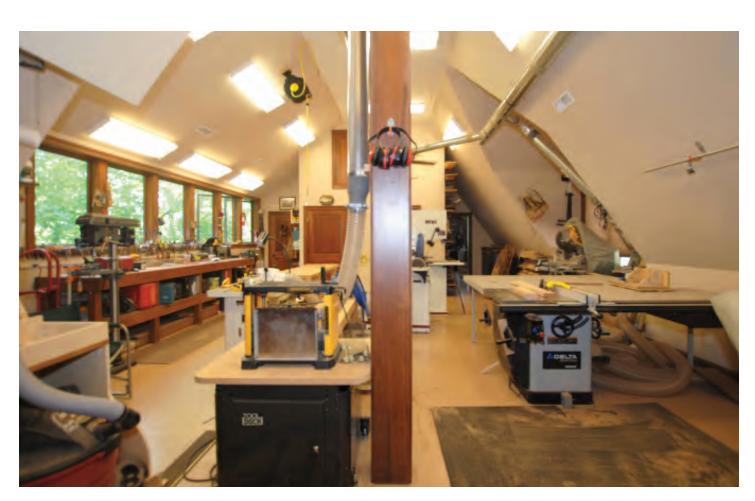




THE APARTMENT TERRACE LEVEL

- Private Entrance: lockable from both sides
- Full eat-in kitchen with Bosch appliances
- Large center island with granite countertop
 Custom cabinetry, granite countertops
- Full laundry in kitchen
- Bedroom has a large walk-in closet and built in reading lights over the bed
 Bath has faux painted walls, heated floor, tub/shower, custom vanity with granite and 6" backsplash







WORKSHOP

- Epoxy coated double thickness plywood flooring throughout
- 220 volts available throughout
- 3 rooms have built in cabinetry (one has a sink) with a number of custom made rolling cabinets for extra storage and work surfaces.
- Custom workbench beneath dormer windows conveys
- All rooms have ceiling fans
- Floor drain and janitor sink in corner room
- Wood drying unit conveys
- Large wood shop has 7" dust collection tubing and blast gates. Main dust collection unit does not convey
- Wood storage racks throughout
- Garage door at end of building with concrete ramp for easy access
- Natural light throughout and plenty of supplemental lighting



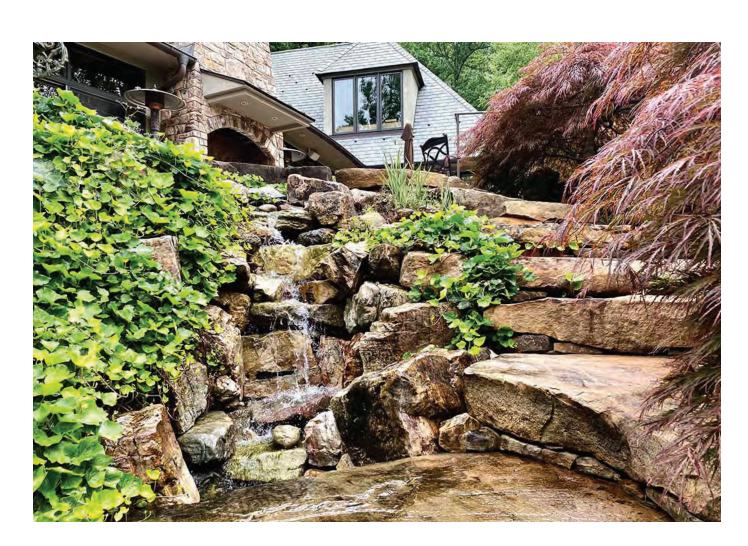


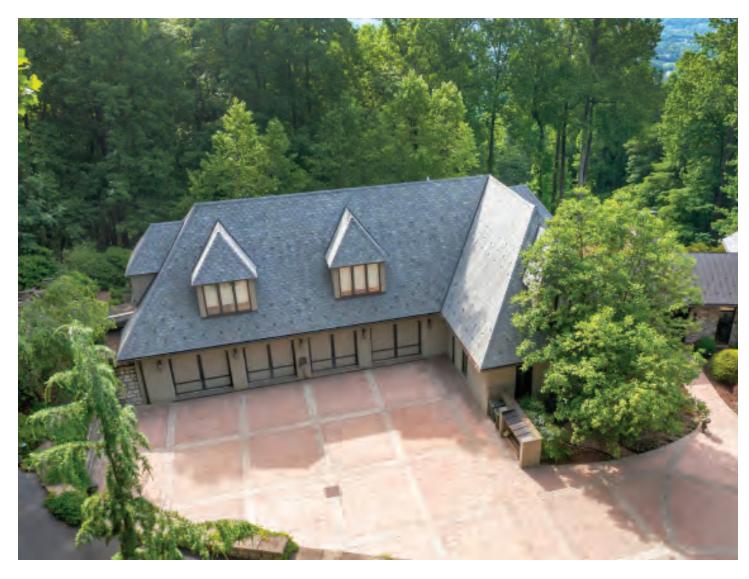
PATIO

- Miles of views over the foothills to the Blue Ridge
- Custom stone gas firepit at top of large waterfall (Bronze eagle does not convey)
- Custom stone stairway along waterfall to lower patio
- Stamped concrete
- Built-in Viking grilling center with infrared rotisserie.

LOWER PATIO

- Custom stone stairway along waterfall goes to upper patio
- Stamped concrete
- Small stone pond at bottom of waterfall with Bear 'fountain'
- 3½ story fireplace and chimney with Rumford wood burning fireplace and custom fire screen
- Outdoor speakers connected to whole house media system
- Stone walkway to driveway

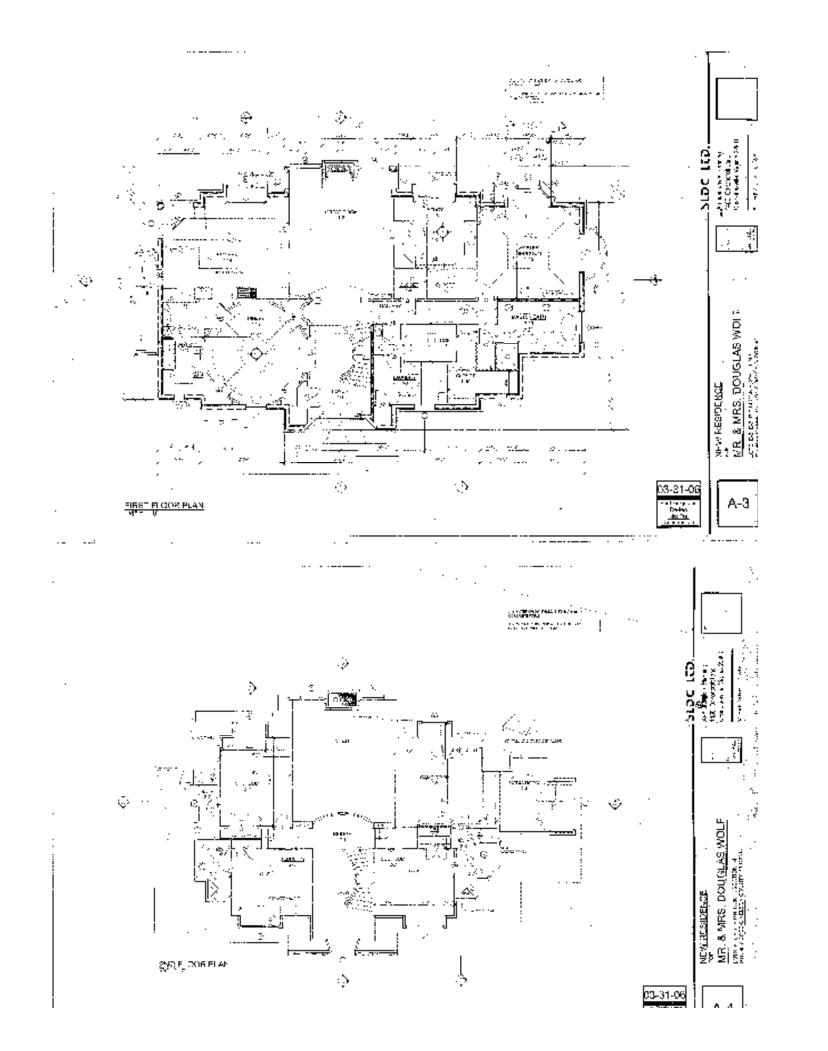


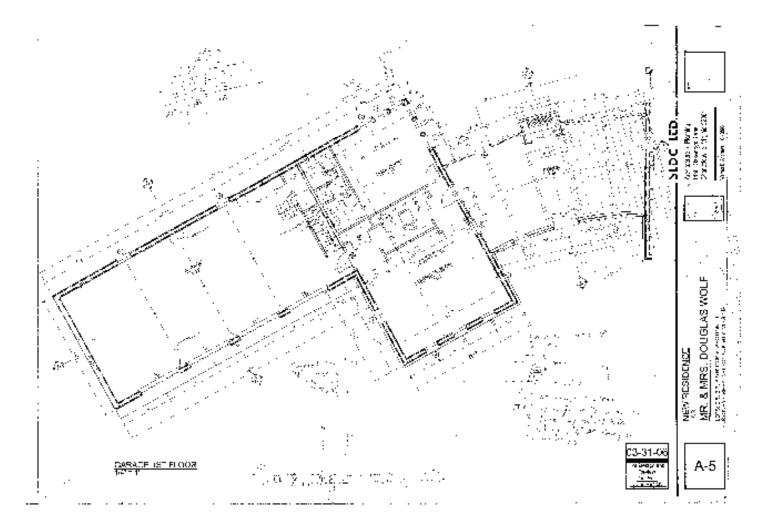


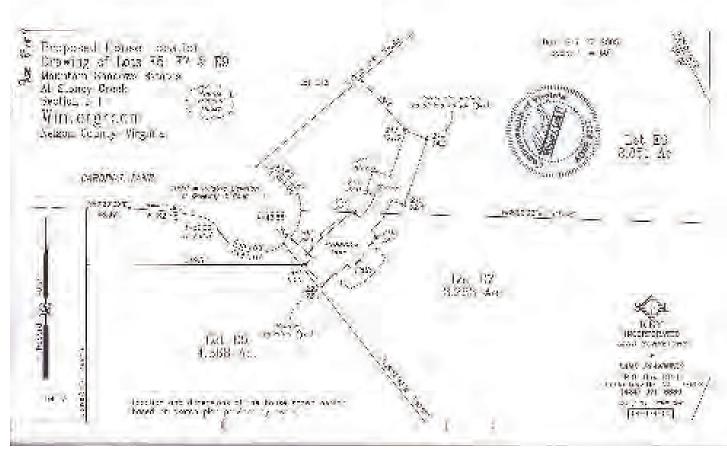
Four Car Garage

- Full backwall with custom floor to ceiling cabinets and Moenstone sink
- Epoxy floors
- Custom lighting at far end for motorcycle enthusiasts
- Two electric heaters
- Foam insulated garage doors are steel clad on both sides. Super quiet garage door openers.
- Storage closet
- Access area for swimming pool pump/filter
- Mahogany trim/baseboards
- Fire retardant features added: main beam is fully insulated with a fiberglass wrap and the ceiling is double drywalled 1" thick





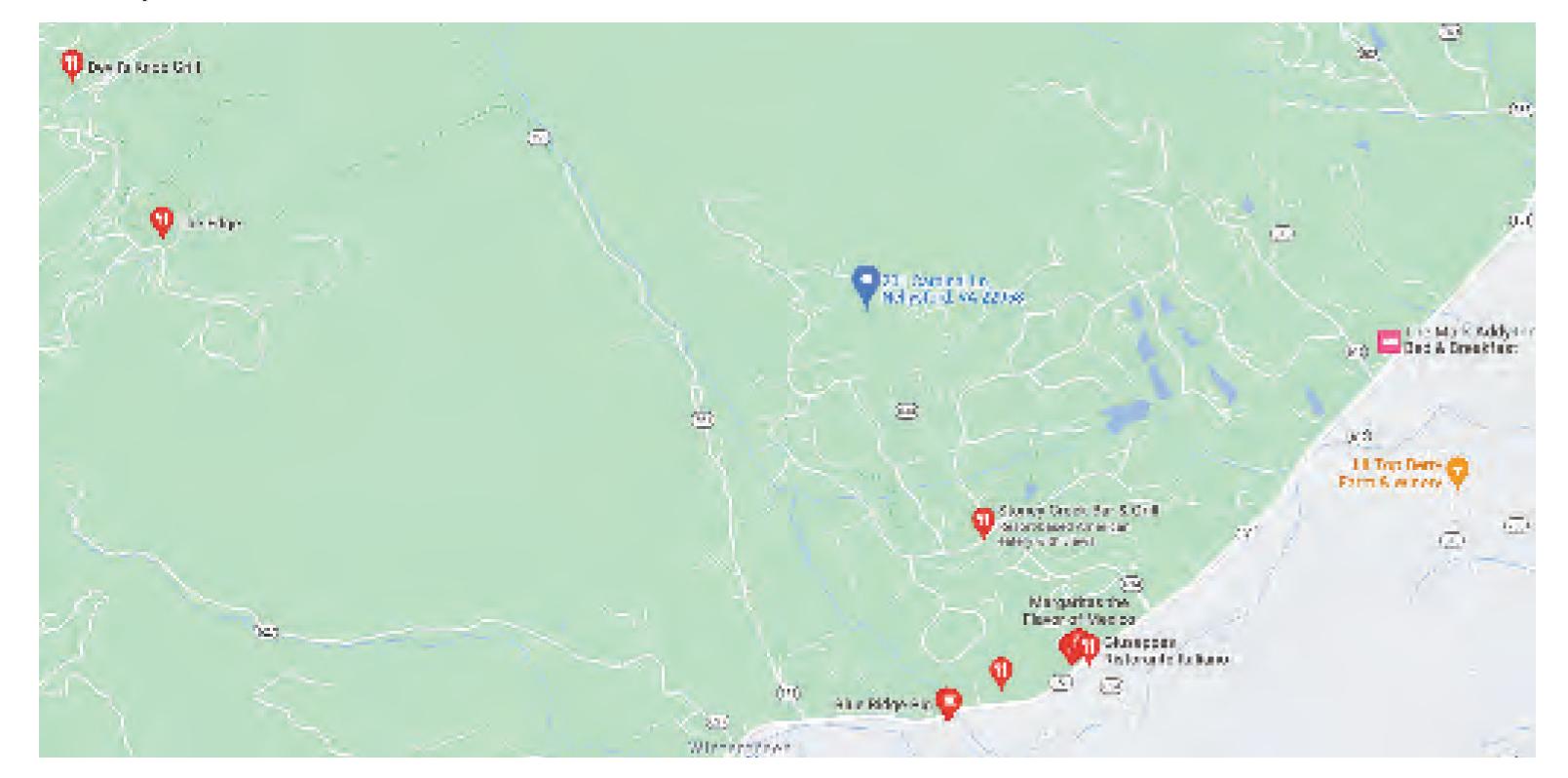






Wintergreen Resort covers 11,000 acres on the eastern slopes of the beautiful Blue Ridge Mountains. 45 holes of championship golf, an award-winning tennis program, hiking, fly fishing, swimming, an award-winning spa to pamper yourself, excellent dining choices, and music offer opportunities to enrich your life and enjoy a social atmosphere.

Nellysford is a charming village at the base of the Blue Ridge Mountains. It is home to the Wintergreen Golf Course at Stoney Creek and several wineries and breweries. It is one of the few places where you can still enjoy starry nights against a dark sky free from light pollution. With a sense of community, quality of life, and spectacular views, the area is an ideal and exceptional place to live.





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